

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY GENERALLY KNOWN AS THE LEACH HOUSE LOCATED AT 1402 WATHEN AVENUE FROM FAMILY RESIDENCE (SF-3) DISTRICT TO FAMILY RESIDENCE-HISTORIC LANDMARK (SF-3-H) COMBINING DISTRICT.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

PART 1. The zoning map established by Section 25-2-191 of the City Code is amended to change the base district from family residence (SF-3) district to family residence-historic landmark (SF-3-H) combining district on the property described in Zoning Case No. C14H-2008-0032, on file at the Neighborhood Planning and Zoning Department, as follows:

A tract of land, being Lot 6, save and except the west 10 feet thereof, and Lot 7, save and except the east 40 feet thereof, Block 21, Pemberton Heights Section 5 Subdivision, a subdivision in the City of Austin, Travis County, Texas, according to the map or plat of record in Plat Book 3, Page 244, of the Plat Records of Travis County, Texas, the tract of land being more particularly described by metes and bounds in Exhibit "A" incorporated into this ordinance,

generally known as the Leach House, locally known as 1402 Wathen Avenue, in the City of Austin, Travis County, Texas, and generally identified in the map attached as Exhibit "B".

PART 2. This ordinance takes effect on _____, 2008.

PASSED AND APPROVED

§

§

§

_____, 2008

Will Wynn
Mayor

APPROVED: _____ **ATTEST:** _____

David Allan Smith
City Attorney

Shirley A. Gentry
City Clerk

EXHIBIT "A"

**METES AND BOUNDS DESCRIPTION
PARTS OF LOTS 6 AND 7, BLOCK 21
PEMBERTON HEIGHTS SECTION 5
TRAVIS COUNTY, TEXAS**

**ALL THAT CERTAIN PARCEL OR TRACT OF LAND BEING LOT 6,
SAVE & EXCEPT THE WEST 10 FEET THEREOF, AND LOT 7,
SAVE AND EXCEPT THE EAST 40 FEET THEREOF, BLOCK 21,
PEMBERTON HEIGHTS SECTION 5, A SUBDIVISION IN THE CITY
OF AUSTIN, TRAVIS COUNTY, TEXAS, OF RECORD IN PLAT
BOOK 3, PAGE 244 OF THE PLAT RECORDS OF TRAVIS COUNTY,
TEXAS, SAID TRACT BEING MORE PARTICULARLY DESCRIBED
BY METES AND BOUNDS AS FOLLOWS:**

BEGINNING at an iron rod found in the north R.O.W. line of Wathan Avenue and south line of said Lot 6,
for the southwest corner and **POINT OF BEGINNING** hereof

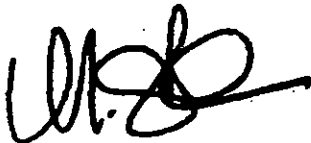
THENCE through said Lot 6, with a line 10 feet east of and parallel with the west line of said Lot 6,
N29°49'E for a distance of 158.70 feet to an iron pipe found in the north line of said Lot 6 and south line of
Lot 5 for the northwest corner hereof

THENCE with the north line of Lot 6 and then Lot 7, S70°08'E for a distance of 101.35 feet to an iron rod
found in the north line of said Lot 7 for the northeast corner hereof

THENCE through said Lot 7, 40 feet east of and parallel with the west line thereof, S29°43'W for a
distance of 142.73 feet to an iron pipe found in the north R.O.W. line of Wathan Avenue and south line of
Lot 7 for the southeast corner hereof

THENCE with the north R.O.W. line of Wathan Avenue and south line of Lots 7 and then 6, N75°42'W for
a distance of 105.54 feet to the **POINT OF BEGINNING** hereof

As surveyed November 30, 1998



Michael Sanford, R.P.L.S. 3693
980685



NOTICE This is to certify that the instrument was filed in the public records of Travis County, Texas, on the 8th day of December, 1998, and that the same is a true and correct copy of the original as the same appears in the records of said County, Texas.

DEC 8 1998



Don Albany
COUNTY CLERK
TRAVIS COUNTY, TEXAS

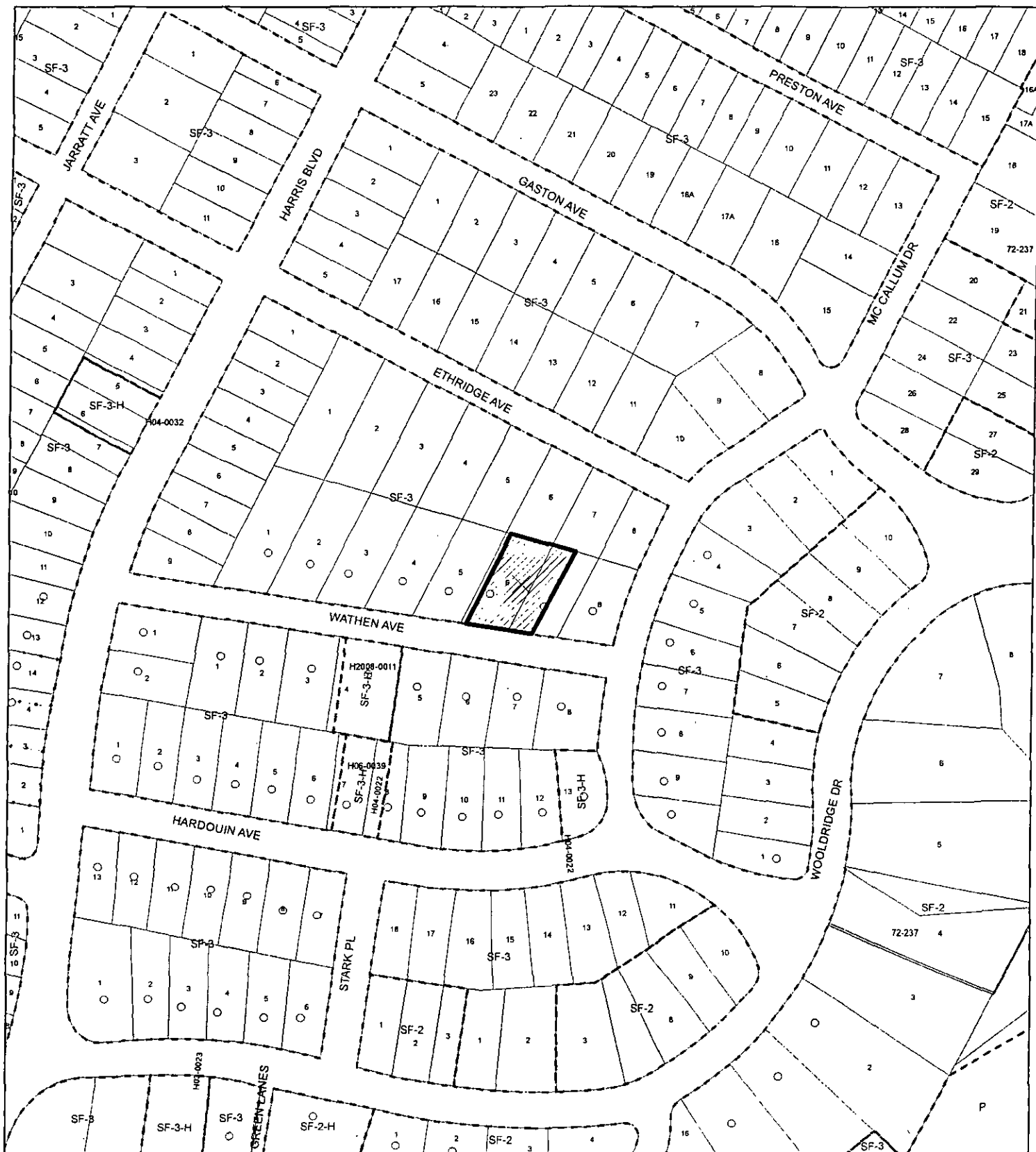
FILED

98 DEC -8 PM 4:37

**DANA DEBEAUVOUR
COUNTY CLERK
TRAVIS COUNTY, TEXAS**




RECEIVED: MICHAEL SANFORD TRAVIS COUNTY, TEXAS
CHARGE: NOTICE FILE DATE: 12/8/98 TRAVIS DATE: 12/8/98
PAID BY: LEADLORD ONLY

13325 1929



HISTORIC ZONING *EXHIBIT B*



-  **SUBJECT TRACT**
-  **ZONING BOUNDARY**
-  **PENDING CASE**

ZONING CASE#: **C14H-2008-0032**
 ADDRESS: **1402 WATHEN AVE**
 SUBJECT AREA: **0.000 ACRES**
 GRID: **H24**
 MANAGER: **S. SADOWSKY**

OPERATOR: **S. MEEKS**



1" = 200'

This map has been produced by G.I.S. Services for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.